

075.0

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0005.A

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

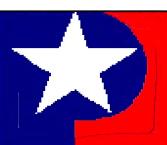
Total Card / Total Parcel

1,312,000 / 1,312,000

APPRAISED: 1,312,000 / 1,312,000

USE VALUE: 1,312,000 / 1,312,000

ASSESSED: 1,312,000 / 1,312,000


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
28		ROBIN HOOD RD, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: HARRINGTON DEAN E--ETAL	
Owner 2: HARRINGTON TERESA M	
Owner 3:	

Street 1: 28 ROBINHOOD RD

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

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Postal:	

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Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

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EXTERIOR INFORMATION

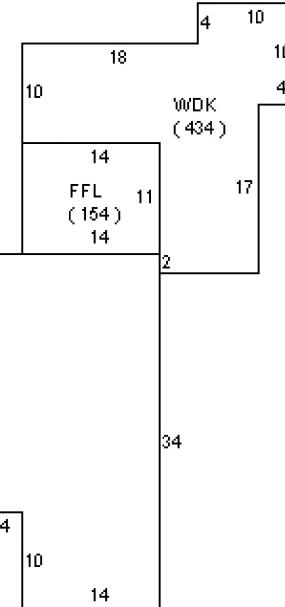
Type:	5 - Cape
Sty Ht:	1T - 1 & 3/4 Sty
(Liv) Units:	1 Total: 1
Foundation:	1 - Concrete
Frame:	1 - Wood
Prime Wall:	2 - Clapboard
Sec Wall:	%
Roof Struct:	1 - Gable
Roof Cover:	1 - Asphalt Shgl
Color:	GREY
View / Desir:	

BATH FEATURES

Full Bath:	1	Rating: Good
A Bath:		Rating:
3/4 Bath:	1	Rating: Average
A 3QBth:		Rating:
1/2 Bath:		Rating:
A HBth:		Rating:
OthrFix:		Rating:

COMMENTS

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SKETCH**RESIDENTIAL GRID**

1st Res Grid	Desc: Line 1	# Units 1
Level	FY LR DR D K FR RR BR FB HB L O	
Other		
Upper		
Lvl 2		
Lvl 1		
Lower		
Totals	RMS: 8	BRs: 4
	Baths: 1	HB

OTHER FEATURES

Kits:	1	Rating: Good
A Kits:		Rating:
Fpl:	2	Rating: Average
WSFlue:		Rating:

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

REMODELING

Exterior:	No Unit	RMS	BRS	FL
Interior:	1	8	4	
Additions:				
Kitchen:				
Baths:				
Plumbing:				
Electric:				
Heating:				
General:				
Totals	1	8	4	

RES BREAKDOWN

Exterior:	No Unit	RMS	BRS	FL
Interior:	1	8	4	
Additions:				
Kitchen:				
Baths:				
Plumbing:				
Electric:				
Heating:				
General:				
Totals	1	8	4	

GENERAL INFORMATION

Grade:	C+ - Average (+)
Year Blt:	1950
Eff Yr Blt:	
Alt LUC:	
Alt %:	
Jurisdict:	
Fact:	.

Const Mod:

Lump Sum Adj:

INTERIOR INFORMATION

Avg Ht/FL:	STD
Prim Int Wal	1 - Drywall
Sec Int Wall:	%
Partition:	T - Typical
Prim Floors:	3 - Hardwood
Sec Floors:	%
Bsmnt Flr:	6 - Ceramic Tile
Subfloor:	
Bsmnt Gar:	
Electric:	3 - Typical
Insulation:	2 - Typical
Int vs Ext:	S
Heat Fuel:	2 - Gas
Heat Type:	3 - Forced H/W
# Heat Sys:	1
% Heated:	100 % AC: 100
Solar HW:	NO Central Vac: NO
% Com Wal	% Sprinkled

DEPRECIATION

Phys Cond:	VG - Very Good	4.6 %
Functional:		%
Economic:		%
Special:		%
Override:		%
Total:	4.6 %	

CALC SUMMARY

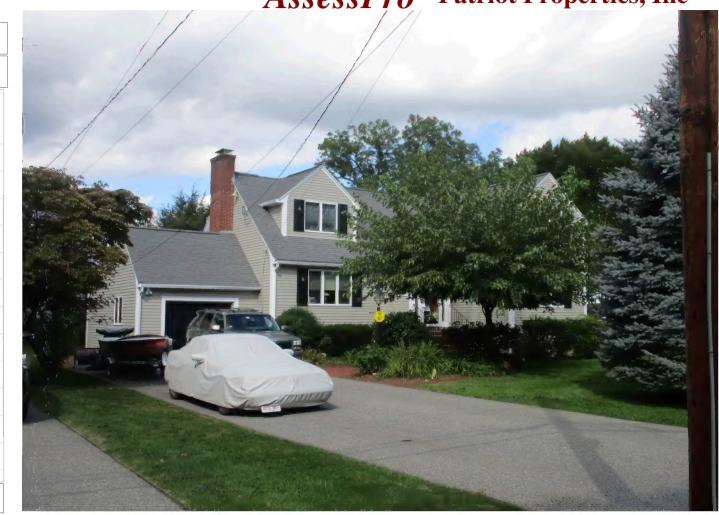
Basic \$ / SQ:	110.00
Size Adj.:	1.10454535
Const Adj.:	1.03020000
Adj \$ / SQ:	125.169
Other Features:	91483
Grade Factor:	1.10
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	500292
Depreciation:	23013
Depreciated Total:	477279
WtAv\$/SQ:	
AvRate:	
Ind.Val:	
Juris. Factor:	
Special Features:	0
Final Total:	477300
Val/Su Net:	110.79
Val/Su SzAd:	206.62

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

SUB AREA**SUB AREA DETAIL**

Code	Description	Area - SQ	Rate - AV	Undepr Value	Sub Area	% Usbl	Descrip	% Type	Qu # Ten
FFL	First Floor	1,386	125.170	173,485	BMT	100	RRM	40	G
BMT	Basement	1,232	49.790	61,344					
TQS	3/4 Story	924	125.170	115,656					
WDK	Deck	434	8.550	3,713					
GAR	Garage	308	23.820	7,335					
EFP	Enclos Porch	24	74.790	1,795					
	Net Sketched Area:	4,308		Total: 363,328					
	Size Ad	2310	Gross Area	4616	FinArea	2803			

IMAGE**AssessPro Patriot Properties, Inc**